

File Copy

Form B _____



Framingham Planning Board

Uniform Special Permit Application

Permits Requested:

Identify requested Special Permits from the list below pursuant to the Framingham Zoning By-Law.

- ☐ Use Section III. _____
- ☐ Planned Unit Development Section IV.J.
- ☐ Reduction In The Required Number Of Parking Spaces Section IV.B.1.c.
- ☐ Proximity To Principal Use Section IV.B.2.a.
- ☒ Dimensional Relief To Off-Street Parking Design Standards Section IV.B.3.g.
- ☐ Increase Floor Area Ratio (FAR) Sections III.C.1.f, III.C.2.f, IV.K.5.b.
- ☐ Bonus Density Provisions Section IV.K.9.
- ☐ Open Space Residential Development Section IV.M.
- ☐ Active Adult Housing Section IV.P.
- ☐ Land Disturbance Section IV.H.2.
- ☐ Other (please indicate) _____.

General Contact Information:

Owner's name: Town of Framingham phone: 508-532-6000

Owner's address: 150 Concord Street, Framingham, MA 01702 fax: _____
(number and street, town or city, state, zip code)

Applicant's name: _____ phone: _____
(if other than owner)

Applicant's address: _____ fax: _____
(number and street, town or city, state, zip code)

Project Contact's name: William Sedewitz phone: 508-532-6012
(if other than owner or applicant)

Project Contact's address: 100 Western Ave, Framingham, MA 01702 fax: 508-620-4884
(number and street, town or city, state, zip code)

(Note: all correspondence will be forwarded to the project contact only)

Application for Special Permit con't
General Property Information:

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Address of lot or parcel: 67 A Street precinct#: 3

Framingham assessor's plan: sheet# 276 ,block# 151 ,lot(s)# 9

sheet# _____ ,block# _____ ,lot(s)# _____

The record title stands in the name of: _____

Parcel size (square feet/acres): 11.32 Acres

Gross floor area of building(s) on the site (see section i.e.1. of the zoning by-laws): 0

Floor area ratio (gross floor area of building(s) ÷ size of parcel): 0

Current zoning of property: R-1

Current use of property: Surface Parking/Undeveloped

Proposed use of property (if different): Public wastewater management facility

Brief description of project (attach additional pages as necessary): Construction of a
wastewater management facility

Parking Information:

Minimum number of parking spaces required (see Section IV.B.1.a. of the zoning by-laws): 5

Number of existing parking spaces: 0

Number of additional parking spaces proposed: 5

Method of calculating required number of off-street parking spaces to be provided: gross area

(include no. of employees, occupants, dwelling units, seating capacity, gross floor area, etc., as applicable)

minus area exclusively for heating, ari conditioning, or other mechanical
equipment.

$$((10,680 - 3,295 - 3,515) / 800) = 4.8$$

Fiscal Information:

Current Assessed Value of Site: \$595,300.00

Estimated value of project-related improvements: \$8M

Current total local tax revenue from site: 0

Estimated post-development local tax revenue: 0

Estimated number of project related jobs created:

Construction 10 Permanent/Part time 0 / 0

Other Applicable Local, State and Federal Permits and Approvals:

S: planbd\procedure\apps\2008\site plan

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- ☒ Yes ☐ No The Building Commissioner has reviewed this application/plans?
(Original written determination must be provided, form attached)
- ☐ Yes ☒ No The lot is on a Scenic Road? (a list of scenic roads is available in the planning board office)
- ☐ Yes ☒ No The project impacts Public Shade Tree as protected by MGL c. 87, Sect. 3.?
- ☐ Yes ☒ No The project involves alteration or demolition of buildings which are at least 50 years old?
(If yes, the applicant must obtain a determination of historical or architectural significance from the Framingham Historical Commission in conformance with Article V. Section 17A. of the Town of Framingham's General By-Laws.)
- ☐ Yes ☒ No The lot is situated in an historic district?
(see Article V. Section 5. of the Town of Framingham's General By-Laws)
- ☒ Yes ☐ No The proposal has an impact on interests and values protected by the Framingham Wetland Protection By-Law? (see Article V. Section 18. of the Town of Framingham's General By-Laws.)
- ☒ Yes ☐ No The project is located in a designated federal Floodplain Hazard Zone?
- ☒ Yes ☐ No The project has received or will require a special permit(s) from the Zoning Board of Appeals?
- ☒ Yes ☒ No The Project has received or will require a variance(s) from the Zoning Board of Appeals?
- ☒ Yes ☐ No The Project will require a Street Opening Permit from the Board of Selectmen?
- ☐ Yes ☒ No The Project will require a Massachusetts Highway Department Permit?
- ☒ Yes ☐ No The Project will require a Public Way Access Permit?
(see Article VI., Section 8. of the Town of Framingham's General By-Laws.)
- ☐ Yes ☒ No The Project is subject to the Highway Overlay District Regulations IV.K.?
- ☐ Yes ☒ No The Project is subject to the Mixed Use Regulations IV.N.?
- ☐ Yes ☒ No The Project is subject to the Affordable Housing By-Law, IV.O.?
- ☐ Yes ☒ No The Project is subject to the the Automatic Carwash/Self-servic Carwash, IV.J.?
- ☐ Yes ☒ No The Project has received/apply for Wireless Communication Approval?
- ☒ Yes ☐ No The Project is requires a National Pollutant Discharge Elimination System (NPDES permit)?
- ☐ Yes ☒ No The Project is a designated Brownfield Site and/or subject of a 21E Survey?
- ☐ Yes ☒ No This Property was subject to a prior Permit(s) and/or Approval(s) issued by the Planning Board?
(Please indicate permits and approvals) _____.
- ☐ Yes ☒ No This Application is subject to the Central Business Design Standards?
(Article 17 of the Planning Board Administrative Rules and Regulations)

Submission Requirements:

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1. The minimum contents and scope for all applications for **Special Permit** shall include the information isted in Section IV.I.5.a.1. through 16., Section IV.I.5.g.(2) and Section IV.I.5.g.(5) of the Framingham Zoning By-Law. All plans shall be prepared by a registered professional engineer, registered architect, and/or a registered landscape architect.
- 2 The content and scope of an application for **Planned Unit Development** shall also include the information listed in Section III.J.10. of the Framingham Zoning By-Law. All plans shall be prepared by a registered professional engineer, registered architect, and/or a registered landscape architect.
- 3 The content and scope of an application for **Land Disturbance** shall also include the information listed in ection IV. H.2.d. of the Framingham Zoning By-Law. All plans shall be prepared by a registered professional engineer, registered architect, and/or a registered landscape architect.
4. The content and scope of an application for **Open Space Residential Development** shall also include the information listed in Section IV.M.5.c. All plans shall be prepared by a registered professional engineer, registered architect, and/or a registered landscape architect.
5. The content and scope of an application for **Mixed Use** shall also include the information listed in Section IV.I5.g.(4). All plans shall be prepared by a registered professional engineer, registered architect, and/or a registered landscape architect
6. The content and scope of an application for **Active Adult Housing Development** shall also include the information listed in Section IV.P.4.b. All plans shall be prepared by a registered professional engineer, registered architect, and/or a registered landscape architect.

The above plans, reports and information must be submitted with this form, in accordance with the Zoning By-Law in order for your application to be deemed complete. Please indicate below in writing if any of the submission requirements will not be provided.

Requested Waivers from Submission Requirements:

1. _____
2. _____
3. _____
4. _____
5. _____

Certification:

The Planning Board is entitled to rely on this representation as being the full and complete statement of the applicant(s)/owner. Therefore, the undersigned certifies that the information provided on the plan, this application, including appendices, and the information contained in any required impact statements is a true and accurate representation of facts pertinent to the subject parcel of land and proposed development/project.

Signature Of Applicant/Owner _____ Date: _____

Signature Of Applicant (Non-Owner) William R. Adams Date: 8/11/09

To Be Completed by Town Treasurer:

♦ **Note:** In accordance with Article IX of the By-Laws of the Town of Framingham, the Planning Board may withhold permits and approvals in the event that an applicant has neglected to pay local taxes, fees, assessments or other municipal charges. In order to satisfy the objective of this By-Law, Town Treasurer's Signature must be obtained below to verify that no such outstanding charges have accrued relative to this application. This application will not be accepted without the following confirmation:

The signature below confirms that the applicant/owner has paid all local taxes, fees, assessments or other municipal charges and has no outstanding obligations due the Town Of Framingham.

Town Treasurer

Date Of Signature

To Be Completed By The Framingham Planning Board:

Date completed application received: _____

Date application distributed to other boards/departments: _____

Filing fee of: _____

Paid: _____

Scheduled hearing date: _____

Advertisement date(s): _____

publication _____

Affidavit of notice submitted on: _____

date abutter's notice mailed _____

Decision: _____

Date of decision: _____

SCHEDULE OF FEES

The following schedule of fees applies to the types of applications to the Planning Board set forth below.

- a. **Approval Not Required** (ANR) plans - \$200.00.
- b. **Preliminary Plans** - \$1000.00.
- c. **Definitive Plans** - \$1,500.00, plus \$300.00 for each acre; or \$750.00, plus \$300.00 for each acre, when a preliminary plan has been filed within the last seven months and the preliminary plan fee associated with such filing, as set forth above, was received by the board.
- d. **Amend or Modify an Approved Definitive Plan** (81W) or a previously submitted definitive plan - \$200.00 plus \$100.00 for each building lot affected. In addition, a fee of \$50.00 shall be required for the consideration of a modification of a road and a fee of \$50.00 shall be required for the modification of a drainage structure. The total fee required shall be the addition of all fees outlined above.
- e. **Modify a Scenic Way** - \$250.00.
- f. **Site Plan Review** - review of site plans shall require the following application fees:
 1. Major site plan - \$2,000.00 plus \$0.06 per square foot of gross floor area.
 2. Minor site plan (iv.i.2.a)- \$1,000.00 plus \$0.03 per square foot of gross floor area
 3. Site plan modification - \$1,000.00 plus \$0.03 per square foot of **new** gross floor area.
- g. **Special Permits** shall require the following application fees, which are in addition to any applicable fees set forth above:
 1. Except for a Special Permit for Planned Unit Development, the Special Permit fee is \$500.00 for a single Special Permit Application or for a first Special Permit Application and \$200.00 for each concurrent Special Permit Application, whether concurrent with a first Special Permit or concurrent with a Site Plan Review application.
 2. Modification or Extension of Special Permit - \$200.00
 3. Special Permit for Planned Unit Development - \$5,000.00 + \$15.00/unit at preliminary plan submittal plus \$35.00/unit at definitive plan submittal.
- h. **Repetitive Petition** - \$200.00.
- i. **Public Way Access Permit** - \$200.00
- j. **Modify Zoning District** - \$500.00
- k. **Application for a Sign Waiver** - \$250.00



TOWN OF FRAMINGHAM
Inspectional Services Division
Department of Building Inspection
Memorial Building, Room 203
150 Concord Street
Framingham, Massachusetts 01702-8368

Michael F. Foley, C.B.O.
Building Commissioner
Telephone: 508-532-5500
Fax: 508-532-5501
Email: Building.Dept@FraminghamMa.gov

Building Department
Section IV.I.4.a Recognition Form

To John Grande

From Mike Foley

Re:

Date:

In accordance with Section IV.I.4.a of the Framingham Zoning By-Law, prior to the filing an application with the Planning Board, the applicant, as defined in Section I.E.1 herein, shall seek the Building Commissioner's review and advice to confirm which pertinent sections of the Zoning By-Law apply. The Building Commissioner's signature must be obtained below to confirm that this review has been completed. This application will not be accepted without the following confirmation:

The signature below confirms that the applicant/owner has provided information and I have advised the applicant of the necessary permits required.

Building Commissioner

Date of Signature

TREASURER'S CERTIFICATION REQUEST INFORMATION FORM

**Town Of Framingham
Treasurer/Collector**

Please Provide Our Office With The Following Information:

Date: _____

Address Of Property Which Is The Subject Of This Application:

Property Owner's Name: (As Appears On Assessor's Records)

Property Owner's Address: (As Appears On Assessor's Records)

Applicant's Name: (If Same As Owner Write: Same)

Applicant's Address: (If Same As Owner Write: Same)

Business(S) In Framingham Owned By Property Owner And/Or Applicant:

Property Owner Or Applicant Name and Telephone:

Name: _____

Phone Number: _____



TOWN OF FRAMINGHAM, MASSACHUSETTS 01702

BOARD OF ASSESSORS

MEMORIAL BUILDING, 150 CONCORD STREET, FRAMINGHAM, MA 01701
TEL: (508) 532-5415 FAX: (508) 620-4857

Abutter Request

****Please Note****

Bring this form to the PLANNING BOARD office to be signed and then submit with the fee to the Assessors Department. The abutter lists are valid for only 90 days from the date completed.

Date: _____

- Applicant name: _____
- Applicant address: _____
- Phone: _____
- Subject property
Address: _____
- Map _____ Block _____ Lot _____
- Radius: _____
- **Planning Board**
Authorization Signature: _____
- **Fee \$45.00** to be paid at the Assessing Department
- *Signed under the pains and penalties of perjury*